

WHEN RECORDED RETURN TO:
 VINTAGE DEVELOPMENT, L.C.
 Wayne H. Corbridge
 758 South 400 East
 Orem, Utah 84097
 (801) 227-0550

8925149
 12/16/2003 02:09 PM 99.00
 Book - 8924 Pg - 1474-1489
 GARY W. OTT
 RECORDER, SALT LAKE COUNTY, UTAH
 VINTAGE DEVELOPMENT LC
 758 S 400 E
 OREM UT 84097
 BY: ZJM, DEPUTY - WT 16 P.

**FOURTH SUPPLEMENT TO THE
 DECLARATION OF CONDOMINIUM FOR VINTAGE ON THE BLUFFS**
 an expandable Utah condominium project

This FOURTH SUPPLEMENT TO THE DECLARATION OF CONDOMINIUM FOR VINTAGE ON THE BLUFFS, an expandable Utah condominium project, is made and executed by VINTAGE DEVELOPMENT, L.C., a Utah limited liability company, of 758 South 400 East, Orem, Utah 84097, THE TITERA FAMILY TRUST DATED OCTOBER 3, 1996, of 758 South 400 East, Orem, Utah 84097, THE CONNIE S. RICKS FAMILY TRUST DATED MARCH 28, 1984, of 758 South 400 East, Orem, Utah 84097, and THE LYNDA S. TAYLOR FAMILY REVOCABLE TRUST DATE JUNE 24, 1992, of 758 South 400 East, Orem, Utah 84097 (the "Declarant(s)").

RECITALS

Whereas, the original Declaration of Condominium for Vintage On the Bluffs was recorded in the office of the County Recorder of Salt Lake County, Utah on February 6th, 2003 as Entry No: 8522496 in Book 8735 on Pages 4-74 of the Official Records (the "Declaration").

Whereas, the related Plat Map(s) for Phase 1 of the Project have also been recorded in the office of the County Recorder of Salt Lake County, Utah.

Whereas, the First Supplement to the Declaration of Condominium for Vintage On the Bluffs was recorded in the office of the County Recorder of Salt Lake County, Utah on the 6th day of February, 2003 as Entry No. 8522499 in Book 8735 at Page(s) 77-82 of the Official Records (the "First Supplement").

Whereas, the related Plat Map(s) for Phase 2 of the Project have also been recorded in the office of the County Recorder of Salt Lake County, Utah.

Whereas, the Second Supplement to the Declaration of Condominium for Vintage On the Bluffs was recorded in the office of the County Recorder of Salt Lake County, Utah on the 29th day of May, 2003 as Entry No. 8666136 in Book 8805 at Page(s) 7845-7856 of the Official Records (the "Second Supplement").

Whereas, the related Plat Map(s) for Phases 3, 4, 5, 6, 7, 8, 12, and 15 of the Project have also been recorded in the office of the County Recorder of Salt Lake County, Utah.

Whereas, the Third Supplement to the Declaration of Condominium for Vintage On the Bluffs was recorded in the office of the County Recorder of Salt Lake County, Utah on the 30th day of July, 2003 as Entry No. 8751126 in Book 8851 at Page(s) 7724-7733 of the Official Records (the "Second Supplement").

Whereas, the related Plat Map(s) for Phases 9, 10, 11 and 14 of the Project have also been recorded in the office of the County Recorder of Salt Lake County, Utah.

Whereas, under Article III, Section 45 of the Declaration, Declarant reserved an option, until the seven (7) years from the date following the first conveyance of a Unit in Phase 1 to a Unit purchaser, to expand the Project in accordance with the Act.

Whereas, Declarant is the fee simple owner of record of that certain real property located in Salt Lake County, Utah and described with particularity on Exhibits "A-16, 17, 18, 19, 20, 21, 22, 23, 24 and 25" attached hereto and incorporated herein by this reference (collectively "Fourth Supplement Property").

Whereas, under the provisions of the Declaration, Declarant expressly reserved the absolute right, subject to the approval of the Department of Veterans Affairs, to add to the Project any or all portions of the Additional Land at any time and in any order, without limitation.

Whereas, Declarant desires to expand the Project by creating on the Fourth Supplement Property a residential condominium development.

Whereas, Declarant now intends that the Fourth Supplement Property shall become subject to the Declaration.

A G R E E M E N T

NOW, THEREFORE, for the reasons recited above, and for the benefit of the Project and the Unit Owners thereof, Declarant hereby executes this FOURTH SUPPLEMENT TO THE DECLARATION OF CONDOMINIUM FOR VINTAGE ON THE BLUFFS.

1. **Supplement to Definitions.** Article I of the Declaration, entitled "Definitions," is hereby modified to include the following supplemental definitions:

A. Fourth Supplement to the Declaration shall mean and refer to this FOURTH SUPPLEMENT TO THE DECLARATION OF CONDOMINIUM FOR VINTAGE ON THE BLUFFS.

B. Fourth Supplemental Map(s) or Fourth Supplement Property Map(s) shall mean and refer to the Supplemental Condominium Plat Map(s) for the additional phases of the Project for the Fourth Supplement Property described with particularity on Exhibits "A- 16, 17, 18, 19, 20, 21, 22, 23, 24 and 25" prepared and certified to by Bruce D. Pimper, a duly registered Utah Land Surveyor holding Certificate No. 362256, and filed for record in the Office of the County Recorder of Salt Lake County, Utah concurrently with the filing of this Fourth Supplement to the Declaration.

Except as otherwise herein provided, the definition of terms contained in the Declaration are incorporated herein by this reference.

2. **Legal Description.** The real property known as the Fourth Supplement Property described with particularity in Exhibits "A - 16, 17, 18, 19, 20, 21, 22, 23, 24 and 25" is hereby submitted to the provisions of the Act and said land shall be held, transferred, sold, conveyed and occupied subject to the provisions of the Declaration, as supplemented.

3. **Annexation.** Declarant hereby declares that the Fourth Supplement Property shall be annexed to and become subject to the Declaration, and, upon recordation of this Fourth Supplement to the Declaration, shall constitute and effectuate the expansion of the Project, making the real property described in Exhibits "A - 16, 17, 18, 19, 20, 21, 22, 23, 24 and 25" subject to the functions, powers, rights, duties and jurisdiction of the Association.

4. **Total Number of Units Revised.** As shown on the Map(s), the Units and Buildings to be added are:

Phase 16	Building X	12 Units
Phase 17	Building W	12 Units

Phase 18	Building V	12 Units
Phase 19	Building T	6 Units
Phase 20	Building Y	6 Units
Phase 21	Building P	4 Units
Phase 22	Building Q	4 Units
Phase 23	Building R	4 Units
Phase 24	Building S	6 Units
Phase 25	Building U	6 Units

In all, ten (10) additional Buildings and seventy (72) additional Units are or will be constructed and/or created in the Project on the Fourth Supplement Property. The additional Buildings and Units are located within a portion of the Additional Land. Upon the recordation of the Maps for the additional Phases and this Fourth Supplement to the Declaration, the total number of Units in the Project will be one hundred and eighty-two (184). The additional Buildings and Units in each Phase are or will be substantially similar in construction, design, and quality to the Building and Units in the prior Phase(s).

5. **Percentage Interest Revised.** Pursuant to the Act and the Declaration, Declarant is required, with the additional Units, to reallocate the undivided percentages of ownership interest in the Common Areas and Facilities. Exhibit "C" (Percentages of Undivided Ownership Interests) to the Declaration is hereby deleted in its entirety and "Revised Exhibit "C," attached hereto and incorporated herein by this reference, is substituted in lieu thereof.

6. **South Valley Sewer District.** In any location where the sewer leaves the public right of way or utility easement, Declarant reserves in favor of and hereby grants to the South Valley Sewer District a twenty foot (20') right of way and easement for the purpose of the installation, construction, maintenance, repair, replacement of and access to the sewer line or lines. In addition:

- a. The Association will:
 - 1) own, operate, maintain, repair and replace all sewer laterals;
 - 2) be responsible for and pay all sewer bills; and
 - 3) be liable for any and all sewer lateral back-ups; and

b. To the extent it has not been granted already, the Association is hereby granted the power and authority to assess each Owner to pay his proportionate share of the sewer charges and maintenance costs, which are a Common Expense, and to secure payment of the debt by a lien upon each Owner's interest in the property.

7. **Effective Date.** The effective date of this Fourth Supplement to the Declaration and the Fourth Supplement Map(s) shall be the date on which said instruments are filed for record in the Office of the County Recorder of Salt Lake County, Utah.

EXECUTED the 15 day of October, 2003.

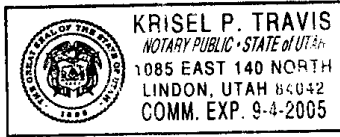
VINTAGE DEVELOPMENT, L.C.,
a Utah limited liability company

Vintage Development LLC
By: *Wayne H. Corbridge*
Name: WAYNE H. CORBRIDGE
Title: Manager

STATE OF UTAH)
)ss:
COUNTY OF UTAH)

On the 12 day of October, 2003 personally appeared before me WAYNE H. CORBRIDGE, who by me being duly sworn, did say that he is the Manager of VINTAGE DEVELOPMENT, L.C., a Utah limited liability company, and that the within and foregoing instrument was signed in behalf of said Company by authority of a resolution of its Members, and said WAYNE H. CORBRIDGE duly acknowledged to me that said Company executed the same.

Krisel P. Travis
NOTARY PUBLIC
Residing At:
Commission Expires:



Titera Family trust dated October 3, 1996

William R. Titera

William R. Titera, Trustee

STATE OF California)

SS.

COUNTY OF *Sacramento*)

On this *15th* day of *December*, 2003, personally appeared before me, **William R. Titera**, known to me to be the Trustees of the **Titera Family Trust dated October 3, 1996** and the Trustees who subscribed the said Trust name to the foregoing instrument, acknowledged to me that they executed the same in said Trust name, and that said Trust executed the same..

Shirley Carbullido

NOTARY PUBLIC

Residing At:
Commission Expires:



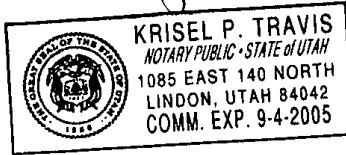
BK 8924 PG 1478

Lynda S. Taylor Family Revocable Trust dated June 24, 1992

Lynda S. Taylor
Lynda S. Taylor, Trustee

Rogan L. Taylor
Rogan L. Taylor, Trustee

STATE OF UTAH)
 SS.
COUNTY OF Utah)



On this 16 day of December 2003, personally appeared before me, Lynda S. Taylor and Rogan L. Taylor, known to me to be the Trustees of the Lynda S. Taylor Family Revocable Trust dated June 24, 1992 and the Trustees who subscribed the said Trust name to the foregoing instrument, acknowledged to me that they executed the same in said Trust name, and that said Trust executed the same.

Krisel Travis
NOTARY PUBLIC

My Commission Expires: 9-4-05 Residing at: Lindon, UT

Connie S. Ricks Family Trust dated March 28, 1984

Connie S. Ricks
Connie S. Ricks, Trustee

Stanford J. Ricks
Stanford J. Ricks, Trustee

STATE OF UTAH)
 SS.
COUNTY OF Utah)

On this 16 day of December, 2003, personally appeared before me, Connie S. Ricks and Stanford J. Ricks, known to me to be the Trustees of the Connie S. Ricks Family Trust dated March 28, 1984 and the Trustees who subscribed the said Trust name to the foregoing instrument, acknowledged to me that they executed the same in said Trust name, and that said Trust executed the same.

Krisel P. Travis
NOTARY PUBLIC

My Commission Expires: 9-4-05
Residing at: Linden, UT



EXHIBIT "A-16"

**VINTAGE ON THE BLUFFS
LEGAL DESCRIPTION FOR PHASE 16**

The land described in the foregoing document as the Phase 16 Property is located in Salt Lake County, Utah and is described more particularly as follows:

BEGINNING AT A POINT ON THE WESTERLY LINE OF LOT 1 OF RESIDENCES AT THE BLUFFS, BEING 410.60 FEET SOUTH 89°45'25" WEST ALONG THE QUARTER SECTION LINE AND 1463.74 FEET SOUTH 00°00'54" EAST FROM THE EAST QUARTER CORNER OF SECTION 3; AND RUNNING THENCE ALONG SAID WESTERLY LINE AND SAID LINE EXTENDED THE FOLLOWING COURSE: SOUTH 04°30'00" WEST 305.25 FEET; THENCE SOUTH 84°00'00" WEST 139.83 FEET; THENCE NORTH 229.79 FEET; THENCE SOUTH 77°00'51" WEST 124.73 FEET; THENCE NORTH 12°59'09" WEST 50.38 FEET TO THE SOUTHERLY LINE OF SAID LOT 1; THENCE ALONG SAID SOUTHERLY LINE THE FOLLOWING COURSE: NORTH 77°02'34" EAST 303.60 FEET TO THE POINT OF BEGINNING.

EXHIBIT "A-17"

**VINTAGE ON THE BLUFFS
LEGAL DESCRIPTION FOR PHASE 17**

The land described in the foregoing document as the Phase 17 Property is located in Salt Lake County, Utah and is described more particularly as follows:

BEGINNING AT A POINT ON THE SOUTHERLY LINE OF LOT 1 OF RESIDENCES AT THE BLUFFS, BEING 799.93 FEET SOUTH 89°45'25" WEST ALONG THE QUARTER SECTION LINE AND 1551.66 FEET SOUTH 00°00'54" EAST FROM THE EAST QUARTER CORNER OF SECTION 3; AND RUNNING THENCE ALONG SAID SOUTHERLY LINE THE FOLLOWING COURSE; NORTH 77°02'34" EAST 95.87 FEET; THENCE SOUTH 12°59'09" EAST 50.38 FEET; THENCE NORTH 77°00'51" EAST 124.73 FEET; THENCE SOUTH 229.79 FEET; THENCE SOUTH 84°00'00" WEST 169.83 FEET; THENCE NORTH 13°04'32" WEST 253.69 FEET TO THE SOUTHERLY LINE OF SAID LOT 1 AND THE POINT OF BEGINNING.

EXHIBIT "A-18"

**VINTAGE ON THE BLUFFS
LEGAL DESCRIPTION FOR PHASE 18**

The land described in the foregoing document as the Phase 18 Property is located in Salt Lake County, Utah and is described more particularly as follows:

BEGINNING AT A POINT ON THE SOUTHERLY LINE OF RESIDENCES AT THE BLUFFS, BEING 799.93 FEET SOUTH 89°45'25" WEST ALONG THE QUARTER SECTION LINE AND 1551.66 FEET SOUTH 00°00'54" EAST FROM THE EAST QUARTER CORNER OF SECTION 3; AND RUNNING THENCE SOUTH 13°04'32" EAST 253.69 FEET; THENCE SOUTH 84°00'00" WEST 30.22 FEET; THENCE SOUTH 58°00'00" WEST 112.90 FEET; THENCE NORTH 20°59'32" WEST 105.12 FEET; THENCE NORTH 52°57'41" WEST 111.42 FEET; THENCE NORTH 02°53'10" WEST 43.83 FEET; THENCE NORTH 34°15'06" WEST 58.25 FEET TO THE SOUTHERLY LINE OF RESIDENCES AT THE BLUFFS; THENCE ALONG SAID SOUTHERLY LINE THE FOLLOWING COURSE: NORTH 77°02'34" EAST 236.00 FEET TO THE POINT OF BEGINNING.

EXHIBIT "A-19"

**VINTAGE ON THE BLUFFS
LEGAL DESCRIPTION FOR PHASE 19**

The land described in the foregoing document as the Phase 19 Property is located in Salt Lake County, Utah and is described more particularly as follows:

BEGINNING AT A POINT ON THE SOUTHERLY LINE OF LOT 2 OF RESIDENCES AT THE BLUFFS, MORE COMMONLY KNOWN AS VINTAGE ON THE BLUFFS, BEING 1074.16 FEET SOUTH 89°45'25" WEST ALONG THE QUARTER SECTION LINE AND 1613.58 FEET SOUTH 00°00'54" EAST FROM THE EAST QUARTER CORNER OF SECTION 3; AND RUNNING THENCE ALONG SAID SOUTHERLY LINE THE FOLLOWING COURSE: NORTH 77°02'34" EAST 45.37 FEET; THENCE SOUTH 34°15'06" EAST 58.25 FEET; THENCE SOUTH 02°53'10" EAST 43.83 FEET; THENCE SOUTH 36°42'02" WEST 91.10 FEET TO A POINT OF CURVATURE; THENCE SOUTHWESTERLY ALONG THE ARC OF A 186.00 FOOT RADIUS CURVE TO THE LEFT A DISTANCE OF 13.79 FEET (CENTRAL ANGLE EQUALS 04°14'51" AND LONG CHORD BEARS SOUTH 34°34'36" WEST 13.79 FEET); THENCE NORTH 53°45'09" WEST 111.69 FEET; THENCE NORTH 36°09'13" EAST 123.97 FEET TO SAID SOUTHERLY LINE AND THE POINT OF BEGINNING.

EXHIBIT "A-20"

**VINTAGE ON THE BLUFFS
LEGAL DESCRIPTION FOR PHASE 20**

The land described in the foregoing document as the Phase 20 Property is located in Salt Lake County, Utah and is described more particularly as follows:

BEGINNING AT A POINT BEING 1079.88 FEET SOUTH 89°45'25" WEST ALONG THE QUARTER SECTION LINE AND 1763.11 FEET SOUTH 00°00'54" EAST FROM THE EAST QUARTER CORNER OF SECTION 3; AND RUNNING THENCE SOUTH 53°45'09" EAST 28.05 FEET; THENCE SOUTHWESTERLY ALONG THE ARC OF A 186.00 FOOT RADIUS CURVE TO THE LEFT A DISTANCE OF 27.15 FEET (CENTRAL ANGLE EQUALS 08°21'38" AND LONG CHORD BEARS SOUTH 28°16'22" WEST 27.12 FEET) TO A POINT OF TANGENCY; THENCE SOUTH 24°06'35" WEST 21.41 FEET; THENCE SOUTH 61°03'28" EAST 177.81 FEET; THENCE SOUTH 26°55'29" WEST 154.19 FEET; THENCE NORTH 82°42'28" WEST 213.97 FEET; THENCE NORTH 15°46'05" EAST 107.66 FEET; THENCE NORTH 23°53'51" EAST 28.13 FEET; THENCE SOUTHEASTERLY, EASTERLY, AND NORTHEASTERLY ALONG THE ARC OF A 23.00 FOOT RADIUS CURVE TO THE LEFT A DISTANCE OF 36.06 FEET (CENTRAL ANGLE EQUALS 89°50'15" AND LONG CHORD BEARS NORTH 69°01'44" EAST 32.48 FEET) TO A POINT OF TANGENCY; THENCE NORTH 24°06'35" EAST 94.64 FEET; THENCE NORTHEASTERLY ALONG THE ARC OF A 214.00 FOOT RADIUS CURVE TO THE RIGHT A DISTANCE OF 33.08 FEET (CENTRAL ANGLE EQUALS 08°51'25" AND LONG CHORD BEARS NORTH 28°31'17" EAST 33.05 FEET) TO THE POINT OF BEGINNING.

EXHIBIT "A-21"

**VINTAGE ON THE BLUFFS
LEGAL DESCRIPTION FOR PHASE 21**

The land described in the foregoing document as the Phase 21 Property is located in Salt Lake County, Utah and is described more particularly as follows:

BEGINNING AT A POINT WHICH IS ON THE EASTERLY LINE OF LOT 2 OF RESIDENCES AT THE BLUFFS, MORE COMMONLY KNOWN AS VINTAGE ON THE BLUFFS, BEING 1316.905 FEET SOUTH 89°45'25" WEST ALONG THE QUARTER SECTION LINE AND 1826.35 FEET SOUTH 00°00'54" EAST FROM THE EAST QUARTER CORNER OF SECTION 3; AND RUNNING THENCE SOUTH 68°09'34" EAST 119.57 FEET; THENCE SOUTH 66°03'10" EAST 45.13 FEET; THENCE SOUTH 23°53'51" WEST 28.13 FEET; THENCE SOUTH 15°46'05" WEST 107.66 FEET; THENCE NORTH 66°15'18" WEST 121.87 FEET TO SAID EASTERLY LINE; THENCE ALONG SAID EASTERLY LINE THE FOLLOWING COURSE; NORTH 00°00'54" WEST 143.06 FEET TO THE POINT OF BEGINNING.

EXHIBIT "A-22"

**VINTAGE ON THE BLUFFS
LEGAL DESCRIPTION FOR PHASE 22**

The land described in the foregoing document as the Phase 22 Property is located in Salt Lake County, Utah and is described more particularly as follows:

BEGINNING AT A POINT ON THE SOUTHERLY LINE OF LOT 2 OF RESIDENCES AT THE BLUFFS, MORE COMMONLY KNOWN AS VINTAGE ON THE BLUFFS, BEING 1316.905 FEET SOUTH 89°45'25" WEST ALONG THE QUARTER SECTION LINE AND 1668.40 FEET SOUTH 00°00'54" EAST FROM THE EAST QUARTER CORNER OF SECTION 3; AND RUNNING THENCE ALONG SAID SOUTHERLY LINE THE FOLLOWING COURSE: NORTH 77°02'34" EAST 64.12 FEET; THENCE SOUTH 48.60 FEET; THENCE SOUTH 39°49'39" EAST 35.71 FEET; THENCE NORTHEASTERLY, EASTERLY, SOUTHEASTERLY, SOUTHERLY AND SOUTHWESTERLY ALONG THE ARC OF A 35.00 FOOT RADIUS CURVE TO THE RIGHT A DISTANCE OF 126.37 FEET (CENTRAL ANGLE EQUALS 206°50'35" AND LONG CHORD BEARS SOUTH 29°23'07" EAST 68.10 FEET) TO A POINT OF REVERSE CURVATURE; THENCE SOUTHWESTERLY ALONG THE ARC OF A 23.00 FOOT RADIUS CURVE TO THE LEFT A DISTANCE OF 30.15 FEET (CENTRAL ANGLE EQUALS 75°05'40" AND LONG CHORD BEARS SOUTH 36°29'22" WEST 28.03 FEET) TO A POINT OF REVERSE CURVATURE; THENCE SOUTHWESTERLY ALONG THE ARC OF A 114.00 FOOT RADIUS CURVE TO THE RIGHT A DISTANCE OF 32.23 FEET (CENTRAL ANGLE EQUALS 16°11'56" AND LONG CHORD BEARS SOUTH 07°02'30" WEST 32.12 FEET) TO A POINT OF REVERSE CURVATURE; THENCE SOUTHWESTERLY, SOUTHERLY, AND SOUTHEASTERLY ALONG THE ARC OF A 23.00 FOOT RADIUS CURVE TO THE LEFT A DISTANCE OF 32.59 FEET (CENTRAL ANGLE EQUALS 81°11'37" AND LONG CHORD BEARS SOUTH 25°27'21" EAST 29.93 FEET); THENCE NORTH 68°09'34" WEST 119.57 FEET TO THE EASTERLY LINE OF SAID LOT 2; THENCE ALONG SAID EASTERLY LINE THE FOLLOWING COURSE: NORTH 00°00'54" WEST 157.95 FEET TO THE SOUTHERLY LINE OF SAID LOT 2 AND THE POINT OF BEGINNING.

EXHIBIT "A-23"

**VINTAGE ON THE BLUFFS
LEGAL DESCRIPTION FOR PHASE 23**

The land described in the foregoing document as the Phase 23 Property is located in Salt Lake County, Utah and is described more particularly as follows:

BEGINNING AT A POINT ON THE SOUTHERLY LINE OF LOT 2 OF RESIDENCES AT THE BLUFFS, MORE COMMONLY KNOWN AS VINTAGE ON THE BLUFFS, BEING 1254.41 FEET SOUTH 89°45'25" WEST ALONG THE QUARTER SECTION LINE AND 1654.29 FEET SOUTH 00°00'54" EAST FROM THE EAST QUARTER CORNER OF SECTION 3; AND RUNNING THENCE ALONG SAID SOUTHERLY LINE THE FOLLOWING COURSE: NORTH 77°02'34" EAST 184.95 FEET; THENCE SOUTH 36°09'13" WEST 123.97 FEET; THENCE SOUTH 54°31'37" WEST 39.22 FEET; THENCE NORTHWESTERLY, WESTERLY AND SOUTHWESTERLY ALONG THE ARC OF A 35.00 FOOT RADIUS CURVE TO THE LEFT A DISTANCE OF 59.47 FEET (CENTRAL ANGLE EQUALS 97°20'01" AND LONG CHORD BEARS NORTH 84°08'24" WEST 52.57 FEET); THENCE NORTH 39°49'39" WEST 35.70 FEET; THENCE NORTH 48.60 FEET TO THE SAID SOUTHERLY LINE AND THE POINT OF BEGINNING.

EXHIBIT "A-24"

**VINTAGE ON THE BLUFFS
LEGAL DESCRIPTION FOR PHASE 24**

The land described in the foregoing document as the Phase 24 Property is located in Salt Lake County, Utah and is described more particularly as follows:

BEGINNING AT A POINT BEING 1147.32 FEET SOUTH 89°45'25" WEST ALONG THE QUARTER SECTION LINE AND 1713.37 FEET SOUTH 00°00'54" EAST FROM THE EAST QUARTER CORNER OF SECTION 3; AND RUNNING THENCE SOUTH 53°45'09" EAST 83.64 FEET; THENCE SOUTHWESTERLY ALONG THE ARC OF A 214.00 FOOT RADIUS CURVE TO THE LEFT A DISTANCE OF 33.08 FEET (CENTRAL ANGLE EQUALS 08°51'25" AND LONG CHORD BEARS SOUTH 28°31'17" WEST 33.05 FEET) TO A POINT OF TANGENCY; THENCE SOUTH 24°06'35" WEST 94.64 FEET TO A POINT OF CURVATURE; THENCE SOUTHWESTERLY, WESTERLY, AND NORTHWESTERLY ALONG THE ARC OF A 23.00 FOOT RADIUS CURVE TO THE RIGHT A DISTANCE OF 36.06 FEET (CENTRAL ANGLE EQUALS 89°50'15" AND LONG CHORD BEARS SOUTH 69°01'44" WEST 32.48 FEET) TO A POINT OF TANGENCY; THENCE NORTH 66°03'10" WEST 45.13 FEET TO A POINT OF CURVATURE; THENCE NORTHWESTERLY, NORTHERLY, AND NORTHEASTERLY ALONG THE ARC OF A 23.00 FOOT RADIUS CURVE TO THE RIGHT A DISTANCE OF 32.59 FEET (CENTRAL ANGLE EQUALS 81°11'37" AND LONG CHORD BEARS NORTH 25°27'21" WEST 29.93 FEET) TO A POINT OF REVERSE CURVATURE; THENCE NORTHEASTERLY ALONG THE ARC OF A 114.00 FOOT RADIUS CURVE TO THE LEFT A DISTANCE OF 32.23 FEET (CENTRAL ANGLE EQUALS 16°11'56" AND LONG CHORD BEARS NORTH 07°02'30" EAST 32.12 FEET) TO A POINT OF REVERSE CURVATURE; THENCE NORTHEASTERLY ALONG THE ARC OF A 23.00 FOOT RADIUS CURVE TO THE RIGHT A DISTANCE OF 30.15 FEET (CENTRAL ANGLE EQUALS 75°05'40" AND LONG CHORD BEARS NORTH 36°29'22" EAST 28.03 FEET) TO A POINT OF REVERSE CURVATURE; THENCE NORTHEASTERLY, NORTHERLY, AND NORTHWESTERLY ALONG THE ARC OF A 35.00 FOOT RADIUS CURVE TO THE LEFT A DISTANCE OF 66.90 FEET (CENTRAL ANGLE EQUALS 109°30'34" AND LONG CHORD BEARS NORTH 19°16'54" EAST 57.18 FEET); THENCE NORTH 54°31'37" EAST 39.22 FEET TO THE POINT OF BEGINNING.

EXHIBIT "A-25"

**VINTAGE ON THE BLUFFS
LEGAL DESCRIPTION FOR PHASE 25**

The land described in the foregoing document as the Phase 25 Property is located in Salt Lake County, Utah and is described more particularly as follows:

BEGINNING AT A POINT BEING 994.97 FEET SOUTH 89°45'25" WEST ALONG THE QUARTER SECTION LINE AND 1695.67 FEET SOUTH 00°00'54" EAST FROM THE EAST QUARTER CORNER OF SECTION 3; AND RUNNING THENCE SOUTH 52°57'41" EAST 111.42 FEET; THENCE SOUTH 20°59'32" EAST 105.12 FEET; THENCE SOUTH 58°00'00" WEST 52.10 FEET; THENCE SOUTH 26°55'29" WEST 23.55 FEET; THENCE NORTH 61°03'28" WEST 177.81 FEET; THENCE NORTH 24°06'35" EAST 21.41 FEET TO A POINT OF CURVATURE; THENCE NORTHEASTERLY ALONG THE ARC OF A 186.00 FOOT RADIUS CURVE TO THE RIGHT A DISTANCE OF 40.94 FEET (CENTRAL ANGLE EQUALS 12°36'37" AND LONG CHORD BEARS NORTH 30°23'43" EAST 40.86 FEET) TO A POINT OF TANGENCY; THENCE NORTH 36°42'02" EAST 91.10 FEET TO THE POINT OF BEGINNING.

REVISED EXHIBIT "C"
PERCENTAGES OF UNDIVIDED OWNERSHIP INTEREST

Phase	Building No.	Unit No.	Percentage of Ownership Interest
1	A	1	.5435%
1	A	2	.5435%
1	A	3	.5435%
1	A	4	.5435%
1	A	5	.5435%
1	A	6	.5435%
1	A	7	.5435%
1	A	8	.5435%
1	A	9	.5435%
1	A	10	.5435%
1	A	11	.5435%
1	A	12	.5435%
2	F	1	.5435%
2	F	2	.5435%
2	F	3	.5435%
2	F	4	.5435%
2	F	5	.5435%
2	F	6	.5435%
2	F	7	.5435%
2	F	8	.5435%
3	L	1	.5435%
3	L	2	.5435%
3	L	3	.5435%
3	L	4	.5435%
4	G	1	.5435%
4	G	2	.5435%
4	G	3	.5435%
4	G	4	.5435%
5	D	1	.5435%
5	D	2	.5435%
5	D	3	.5435%
5	D	4	.5435%
5	D	5	.5435%
5	D	6	.5435%
5	D	7	.5435%
5	D	8	.5435%
5	D	9	.5435%
5	D	10	.5435%
5	D	11	.5435%
5	D	12	.5435%

6	E	1	.5435%
6	E	2	.5435%
6	E	3	.5435%
6	E	4	.5435%
6	E	5	.5435%
6	E	6	.5435%
6	E	7	.5435%
6	E	8	.5435%
6	E	9	.5435%
6	E	10	.5435%
6	E	11	.5435%
6	E	12	.5435%
7	K	1	.5435%
7	K	2	.5435%
7	K	3	.5435%
7	K	4	.5435%
8	M	1	.5435%
8	M	2	.5435%
8	M	3	.5435%
8	M	4	.5435%
12	C	1	.5435%
12	C	2	.5435%
12	C	3	.5435%
12	C	4	.5435%
12	C	5	.5435%
12	C	6	.5435%
12	C	7	.5435%
12	C	8	.5435%
12	C	9	.5435%
12	C	10	.5435%
12	C	11	.5435%
12	C	12	.5435%
15	B	1	.5435%
15	B	2	.5435%
15	B	3	.5435%
15	B	4	.5435%
15	B	5	.5435%
15	B	6	.5435%
15	B	7	.5435%
15	B	8	.5435%
15	B	9	.5435%
15	B	10	.5435%
15	B	11	.5435%
15	B	12	.5435%
9	J	1	.5435%
9	J	2	.5435%
9	J	3	.5435%
9	J	4	.5435%

10	N	1	.5435%
10	N	2	.5435%
10	N	3	.5435%
10	N	4	.5435%
10	N	5	.5435%
10	N	6	.5435%
11	O	1	.5435%
11	O	2	.5435%
11	O	3	.5435%
11	O	4	.5435%
13	H	1	.5435%
13	H	2	.5435%
13	H	3	.5435%
13	H	4	.5435%
13	H	5	.5435%
13	H	6	.5435%
14	I	1	.5435%
14	I	2	.5435%
14	I	3	.5435%
14	I	4	.5435%
14	I	5	.5435%
14	I	6	.5435%
14	I	7	.5435%
14	I	8	.5435%
16	X	1	.5435%
16	X	2	.5435%
16	X	3	.5435%
16	X	4	.5435%
16	X	5	.5435%
16	X	6	.5435%
16	X	7	.5435%
16	X	8	.5435%
16	X	9	.5435%
16	X	10	.5435%
16	X	11	.5435%
16	X	12	.5435%
17	W	1	.5435%
17	W	2	.5435%
17	W	3	.5435%
17	W	4	.5435%
17	W	5	.5435%
17	W	6	.5435%
17	W	7	.5435%
17	W	8	.5435%
17	W	9	.5435%
17	W	10	.5435%
17	W	11	.5435%
17	W	12	.5435%

18	V	1	.5435%
18	V	2	.5435%
18	V	3	.5435%
18	V	4	.5435%
18	V	5	.5435%
18	V	6	.5435%
18	V	7	.5435%
18	V	8	.5435%
18	V	9	.5435%
18	V	10	.5435%
18	V	11	.5435%
18	V	12	.5435%
19	T	1	.5435%
19	T	2	.5435%
19	T	3	.5435%
19	T	4	.5435%
19	T	5	.5435%
19	T	6	.5435%
20	Y	1	.5435%
20	Y	2	.5435%
20	Y	3	.5435%
20	Y	4	.5435%
20	Y	5	.5435%
20	Y	6	.5435%
21	P	1	.5435%
21	P	2	.5435%
21	P	3	.5435%
21	P	4	.5435%
22	Q	1	.5435%
22	Q	2	.5435%
22	Q	3	.5435%
22	Q	4	.5435%
23	R	1	.5435%
23	R	2	.5435%
23	R	3	.5435%
23	R	4	.5435%
24	S	1	.5435%
24	S	2	.5435%
24	S	3	.5435%
24	S	4	.5435%
24	S	5	.5435%
24	S	6	.5435%
25	U	1	.5435%
25	U	2	.5435%
25	U	3	.5435%
25	U	4	.5435%
25	U	5	.5435%
25	U	6	.5435%
TOTAL			100%